
OUR PROMISE

- To offer the best possible real estate inspection, assessment, and report services throughout the Northern Virginia & Central Maryland region
- To provide thorough and comprehensive information for each inspection through the use of measuring equipment, reporting software (HomeGauge), current standards and constant continuing education
- To help guide you toward making sound real estate decisions by providing you with the necessary "tools" (knowledge, information and resources).

QUALIFICATIONS

Dennis is a full-time certified and licensed inspector having completed almost 2,000 property inspections.

His qualifications include:

- A diverse Engineering Background
- Virginia Home Inspector License #3380000873
- Maryland Home Inspector License #31302
- Certified Professional & Commercial Inspector
- Member of 20 Real Estate & Inspection Groups
- VFA Certified Facilities/Infrastructure Assessment Inspector
- COA Certified Commercial Property Inspection Management Inspector
- FEA Calibrated Commercial Property Assessor for 23 Cost Models
- CERTI Certified for Radon Gas Testing using E-Perm Devices.

 **Barnes Inspection Services**
Serving Northern Virginia & Central Maryland

BIS TAILORS SERVICES FOR WHAT YOU NEED

Call for a price quote
or to discuss your needs.

410-300-3577

www.BarnesInspectionServices.com
dbarnesinspections@gmail.com

"Dennis is an astute observer, which is ideal for his work and makes his assessments extremely valuable."

- Karen Fitze, Baltimore, MD

"Hi Dennis, Thank you for the home inspection, you did a super job, I will for sure refer you in the future to clients. I like the fact that you let the buyer know where her problem areas were, and you discussed how to go about fixing the problems, without being an alarmist... Which is my pet peeve about inspectors."

- Lesa Clark, Long And Foster, California, MD

"Thank you, Mr. Barnes. We really enjoyed you and your son on Saturday. You are great people. Kind of restored my trust in humanity. Thanks again!"

- Carie Iqbal, Leonardtown, MD



Barnes Inspection Services

Serving Northern Virginia & Central Maryland



DENNIS BARNES - Owner/Inspector

COMPETENT - HONEST - MEETS DEADLINES

First-Time Home Buyer Friendly!

Certified Professional Inspector
Certified Commercial Inspector
Licensed Virginia Home Inspector
Licensed Maryland Home Inspector
Certified Radon Gas Tester

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BIS PLEDGES TO PROVIDE

- Thorough, accurate and unbiased inspections
- Easy to understand reports issued in a timely manner
- As needed client assistance
- Total commitment to each project



BIS SERVICES

- Home & Commercial Property Inspections
- Radon gas testing using E-PERM devices
- Baltimore County Rental Unit Inspections
- Spot inspections of specific issue(s)
- Engineering related issues
- Feasibility studies (project, site, etc.)
- Draw inspections on new construction
- ADA - Tier 1 and 2 Surveys
- Walkthrough surveys

HOME INSPECTIONS



- Pre-Purchase, Pre-Listing & Reinspections
- Meets and often exceeds the Virginia and Maryland Standards of Practice
- Follows Virginia and Maryland Code of Ethics
- Enters readily accessible areas
- Operates built in appliances
- Documents existing conditions and observed defects
- Provides:
 - 1) Computer generated (HomeGauge) report organized on a system by system basis along with narratives and digital photographs
 - 2) Summary of safety issues, major deficiencies and repair/replace items
 - 3) Document regarding common household item costs & useful life expectancy
 - 4) Document listing Support Contractors and Specialists
 - 5) Follow-up assistance as needed

COMMERCIAL PROPERTY INSPECTIONS

- Variety of inspections tailored to your needs:
 - Physical Condition Assessments
 - Walkthrough Surveys
 - Feasibility Studies
 - Reserve Studies
 - ADA Surveys
 - Construction Draw Inspections
- Follows a modified ASTM E2018 and InterNACHI Standard
- Coordinates with local agencies and service providers
- Reviews available building documents
- Documents existing conditions, observed defects and researched property issues
- Provides Physical Condition Reports with narratives, photographs and recommendations
- Prepares Recommendation Cost Estimates and Reserve Studies
- Works throughout the Mid-Atlantic Region and beyond
- Follow up assistance upon request

